

- d. That development is consistent with the provisions of Section 21.53.230 and 240 of the Carlsbad Municipal Code.

A proposed project requiring that multiple applications be filed must be submitted prior to 3:30 p.m. A proposed project requiring that only one application be filed must be submitted prior to 4:00 p.m.

The following materials shall be submitted for each application or for combined applications on a single project.

I. REQUIRED PLANS (All required plans shall be collated into complete sets, stapled together, then folded to 9" x 12" with lower right hand corner of plan visible.)

- ☐ A. Five (5) copies on 24" x 36" sheets of the slope analysis - Include north arrow and scale (see Section 21.95.020 of Carlsbad's Municipal Code). The slope analysis should be the same scale as the site plan and grading plan.

			<u>Acres</u>	<u>%</u>
Identify slopes	(1)	0 to less than 15% slope	_____	_____
	(2)	15% to less than 25% slope	_____	_____
	(3)	25% to 40% slope	_____	_____
	(4)	Slope greater than 40%	_____	_____

Indicate the acreage of land in each slope category

TOTAL	<u> </u>	<u>100%</u>
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$$\% \text{ Slope} = \frac{\text{Vertical Distance}}{\text{Horizontal Distance}} \times 100$$

(Distance between contour intervals)

- ☐ B. **SLOPE PROFILE(S):** Five (5) copies on 24" x 36" sheets – Include vertical and horizontal scale. A minimum of three (3) slope profiles (slope cross sections) shall be provided and indexed on the constraints map. See Section 21.95.110(b) of the Carlsbad Municipal Code for additional requirements.

- ☐ C. Assurance of SLOPE ANALYSIS and SLOPE PROFILE accuracy. Both the slope analysis and slope profiles shall be stamped and signed by either a registered landscape architect, civil engineer or land surveyor indicating the datum, source and scale of topographic data used in the slope analysis and slope profiles, and attesting to the fact that the slope analysis and slope profiles have been accurately calculated and identified.

- ☐ D. PRELIMINARY LANDSCAPE PLAN: Five (5) copies on a 24" x 36" sheet(s). The scale should be consistent with all other exhibits. Each landscape plan shall contain the following information:

1. Landscape zones per the City of Carlsbad Landscape Manual.
2. Typical plant species, quantity of each species, and their size for each planting zone in a legend. (Use symbols).
3. An estimate of the yearly amount of irrigation (supplemental) water required to maintain each zone.
4. Landscape maintenance responsibility (private or common) for all areas.
5. Percent of site used for landscaping.
6. Water Conservation Plan.
7. All applicable Fire Suppression Zones, as required by the City's Landscape Manual.

- ☐ E. Show with a SITE PLAN, GRADING PLAN, LANDSCAPE PLAN, AND BUILDING PLANS AND ELEVATIONS how development fulfills the following Hillside Development and Design Standards (21.95.120). Submit five (5) sets of each plan.

1. Coastal Zone Requirement (if applicable).
2. Manufactured slopes of greater than 40% gradient.
3. Contour grading.
4. Volume of grading – Volume of earth moved for cuts and fills shall be minimized. The larger volume of the total cut or total fill volumes divided by the total graded area in acres that is cut and filled shall equal the volume of hillside grading for the project. The relative acceptability of hillside grading volume shall be determined by the following:

Cubic Yards of Cut or Fill Grading per Acre of Cut and Fill Area (in Acres)	Relative Sensitivity of Hillside Grading Volume
0 - 7,999 Cubic yds./acre	Acceptable
8,000 - 10,000 Cubic yds./acre	Potentially acceptable
> 10,000 cubic yds./acre	Unacceptable

5. Slope height.
6. Screening manufactured slopes.
7. Slope edge building setbacks. For all buildings that are subject to this slope edge building setback, a profile of the 0.7 foot horizontal to 1.0 foot vertical diagonal plane shall be submitted.
8. Roadway design.
9. Hillside and hilltop architecture.
10. Hillside drainage
11. Modifications to the development and design standards. If requesting a modification to the development and design standards pursuant to Section 21.95.140 provide the necessary findings and plans required by that section.
12. Show all Best Management Practices (BMPs) to be used to reduce storm water waste discharge during the “use” or existing development phase.
13. Provide documentation demonstrating compliance with City Council Policy 44 – Neighborhood Architectural Design Guidelines.

II. REQUIRED DOCUMENTS AND SUBMITTAL ITEMS

- ☐ A. A completed Land Use Review Application Form.
- ☐ B. Environmental Impact Assessment Form (Fee not required with initial submittal. Fee to be determined after review of project and environmental impact assessment form.)
- ☐ C. A completed "Disclosure Statement."
- ☐ D. A completed Project Description/Explanation sheet.
- ☐ E. Two (2) copies of a preliminary title report (current within the last six (6) months).
- ☐ F. If Hillside Development Permit is not accompanied by any other permit, also include the following information on slope analysis: location, slope and width of driveway, building setbacks, location of any retaining walls and drainage systems.
- ☐ G. Infill Residential Projects that require a Hillside Development Permit and are bordered on a minimum of two sides (property lines) by existing single family residential development shall be required to:

1. Post project notices on the project site pursuant to Planning Department Administrative Policy No. 37 (see Planning Dept. Policy No. 37).

2. Submit project photo-simulation exhibits to the Planning Department upon determination that the project application is complete. The photo-simulation exhibits should be scaled representations of the project, as viewed from adjacent streets and adjacent developed single-family residential properties.
- ☐ H. Biological resource, cultural resource, and/or other environmental documentation that are necessary to make an environmental determination (i.e. EIR, Negative Declaration or Exemption).
- ☐ I. Signed “Hazardous Waste and Substances Statement” form.
- ☐ J. Preliminary Hydrology map and calculations for lots exceeding one acre. Show before and after discharges to each included drainage basin. If a preliminary Storm Water Management Plan (SWMP) is required, the Hydrology map and calculations may be incorporated into the preliminary SWMP.
- ☐ K. A preliminary Storm Water Management Plan (SWMP) shall be provided, if the project is defined as a “Priority Development Project” pursuant to Section F1.b.(2)(a) of California Regional Water Quality Control Board, San Diego Region, Order No. 2001-01. At a minimum, the SWMP shall identify:
1. Hydrologic Unit the project contributes to.
 2. Impaired water bodies in the basin and pollutants impacting the water body.
 3. Drainage characteristics of the project site.
 4. Anticipated pollutants-of-concern “prior” to development.
 5. Anticipated pollutants-of-concern “after” development.
 6. Types of source control BMP measures to be implemented to avoid pollutant contact with storm water.
 7. Types of treatment control BMP measures to be implemented. Provide manufacturer specification sheets or detail sheets of the device.
 8. Hydrologic/Hydraulic calculations to verify “flow-based” or “volume-based” methods are met to verify treatment control devices are adequate per Order 2001-01.
 9. Include a topographic exhibit demonstrating the project and treatment control device locations.
- ☐ L. Early Public Notice Package.
- ☐ M. Property Owners List and Addressed Labels

NOTE: WHEN THE APPLICATION IS TENTATIVELY SCHEDULED TO BE HEARD BY THE DECISION MAKING BODY, THE PROJECT PLANNER WILL CONTACT THE APPLICANT AND ADVISE HIM TO SUBMIT THE PUBLIC HEARING NOTICE PACKAGE INCLUDING THE **RADIUS MAP, TWO SETS OF THE PROPERTY OWNERS LIST AND LABELS.** THE APPLICANT SHALL BE REQUIRED TO SIGN A STATEMENT CERTIFYING THAT THE INFORMATION PROVIDED REPRESENTS THE LATEST EQUALIZED ASSESSMENT ROLLS FROM THE SAN DIEGO COUNTY ASSESSOR'S OFFICE. THE PROJECT WILL NOT GO FORWARD UNTIL THIS INFORMATION IS RECEIVED.